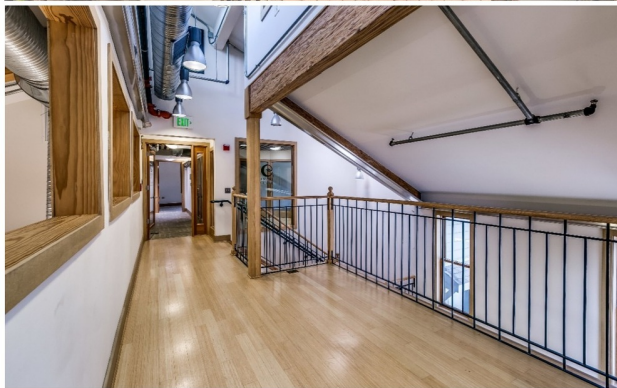


# PRIVATE GREEN BUILDING OFFICES

7761 Waterloo Road, Jessup, MD 20794



## PROPERTY FEATURES

- Monthly Rent from \$550-\$1,500/month/ space (Negotiable)
- Suites 101-102 on entry level
- Suite 201 can be used as a small conference room
- Suite 202 with private bathroom
- Suite 203 private 150 SF rectangular office
- Suite 204 with private balcony
- Suite 205 with emergency exit stairwell
- First floor office & conference space also available
- Access to large training/classroom & kitchenette on 1st floor



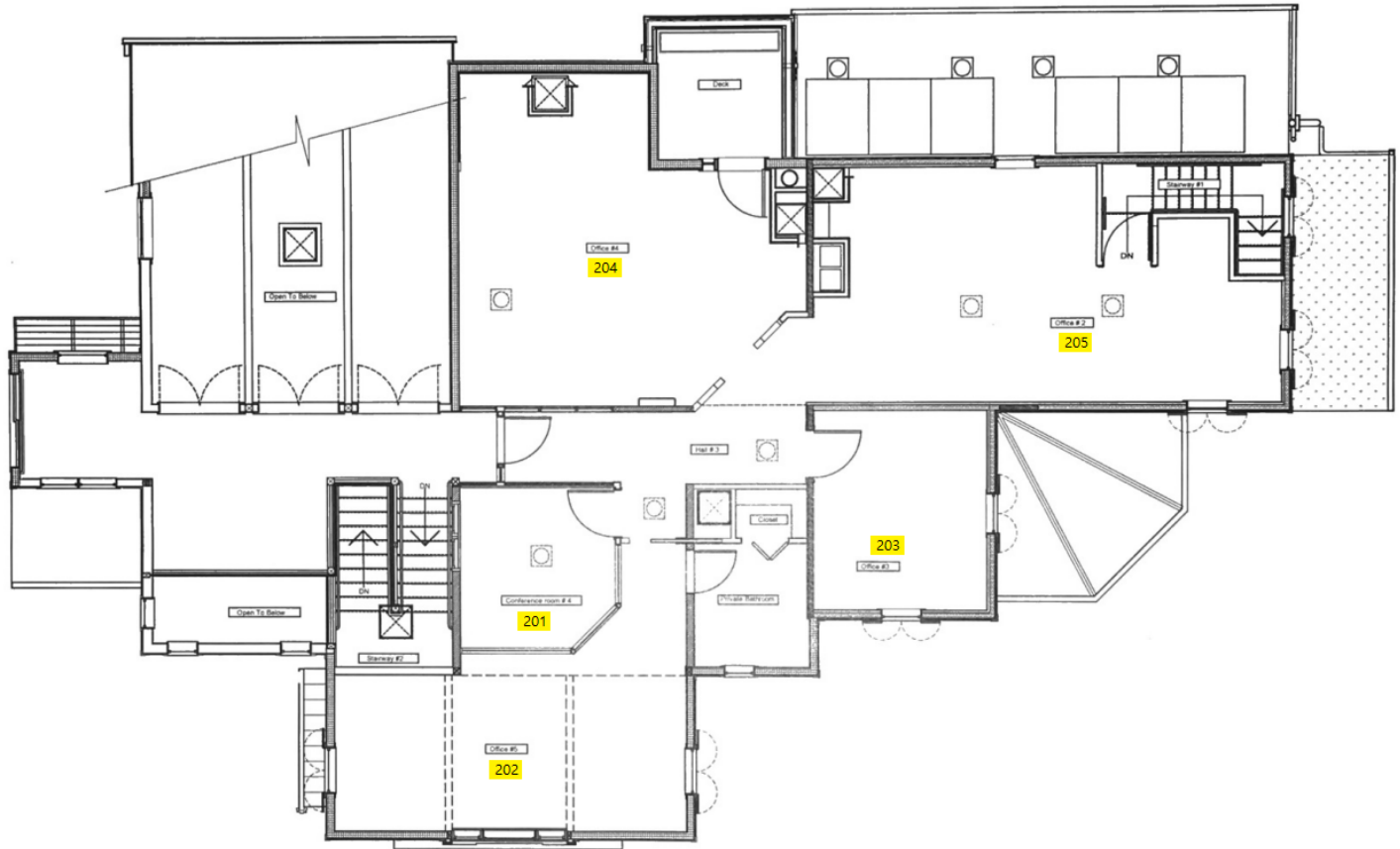
**KW COMMERCIAL**  
6250 Old Dobbin Lane,  
Suite 140  
Columbia, MD 21045

**HELEN DELLHEIM, ESQ.**  
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# FLOORPLAN (SECOND FLOOR)

7761 Waterloo Road, Jessup, MD 20794



| SPACE      | SPACE USE              | LEASE RATE       | LEASE TYPE          | SIZE (SF)     | AVAILABILITY         |
|------------|------------------------|------------------|---------------------|---------------|----------------------|
| 101-102    | Office Building        | \$1,500/MTH      | Full Service        | 315 SF        | LEASED               |
| 201        | Office Building        | \$550/MTH        | Full Service        | 105 SF        | LEASED               |
| 202        | Office Building        | \$800/MTH        | Full Service        | 225 SF        | LEASED               |
| 201-202    | Office Building        | \$1,200/MTH      | Full Service        | 330 SF        | LEASED               |
| <b>203</b> | <b>Office Building</b> | <b>\$675/MTH</b> | <b>Full Service</b> | <b>150 SF</b> | <b>AVAILABLE NOW</b> |
| 204        | Office Building        | \$975/MTH        | Full Service        | 350 SF        | LEASED               |
| 205        | Office Building        | \$950/MTH        | Full Service        | 345 SF        | LEASED               |

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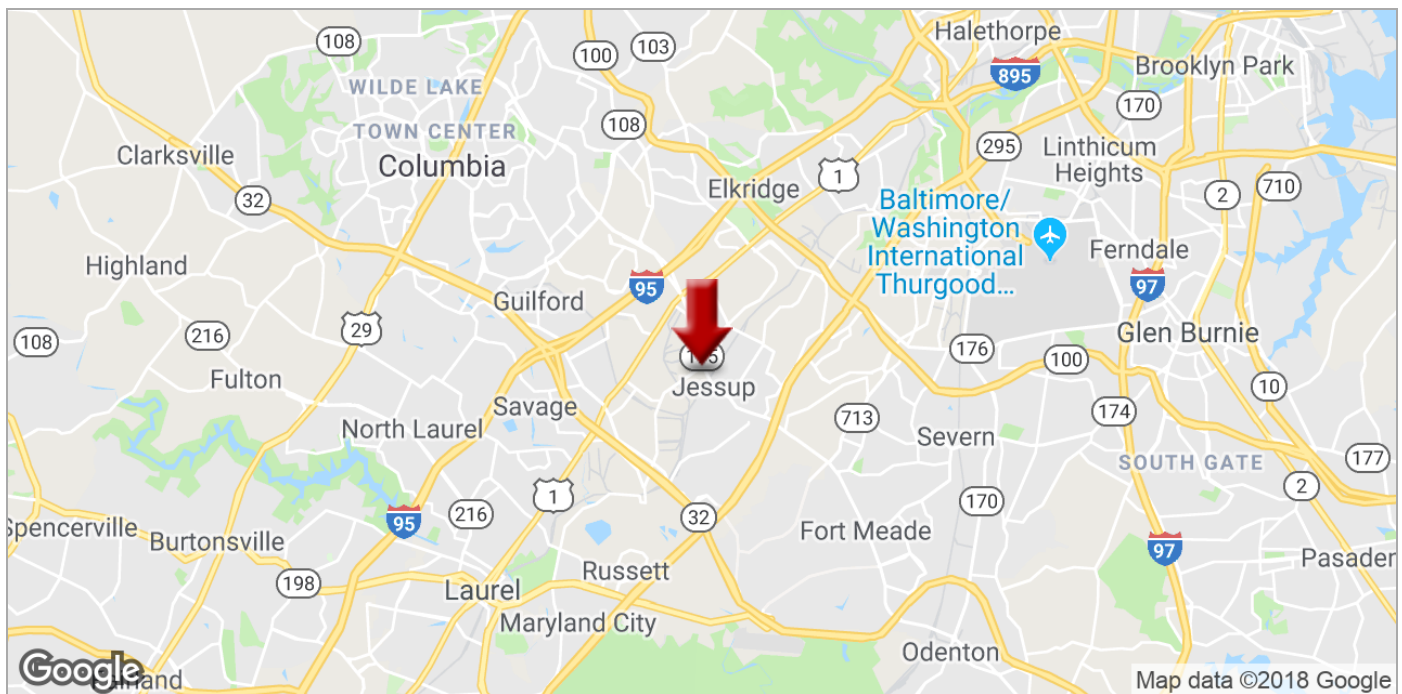
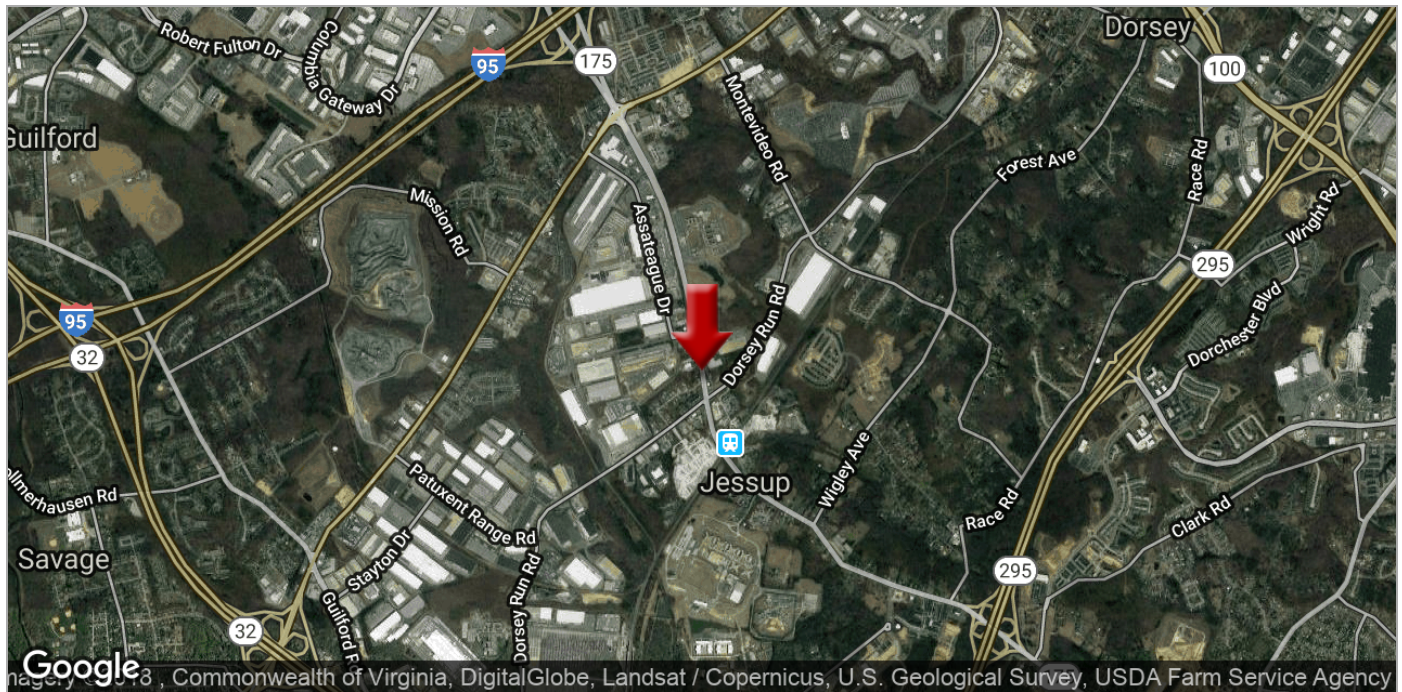
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## EXECUTIVE OFFICES FOR LEASE

### CENTRAL LOCATION BETWEEN I-95 AND MD 295

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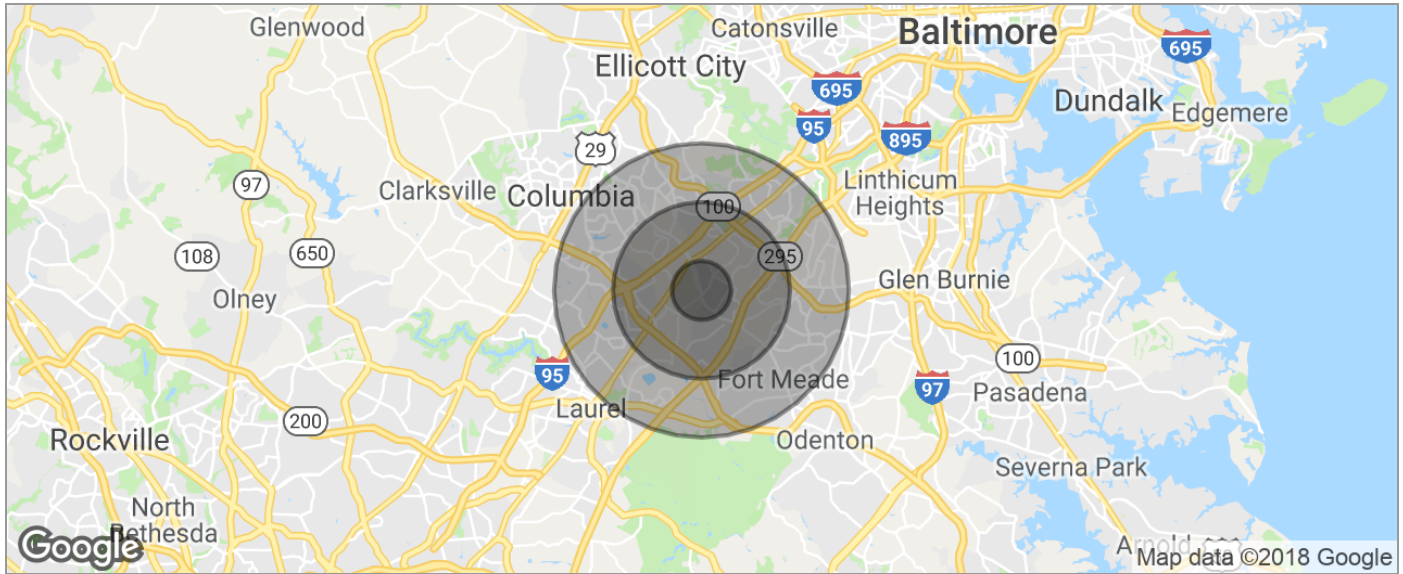
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## EXECUTIVE OFFICES FOR LEASE

# \$100K AVG HH INCOME

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| POPULATION          | 1 MILE    | 3 MILES   | 5 MILES   |
|---------------------|-----------|-----------|-----------|
| TOTAL POPULATION    | 3,875     | 47,582    | 154,328   |
| MEDIAN AGE          | 32.5      | 32.7      | 33.8      |
| MEDIAN AGE (MALE)   | 32.2      | 31.7      | 32.6      |
| MEDIAN AGE (FEMALE) | 34.2      | 34.2      | 34.8      |
| HOUSEHOLDS & INCOME | 1 MILE    | 3 MILES   | 5 MILES   |
| TOTAL HOUSEHOLDS    | 850       | 13,293    | 52,741    |
| # OF PERSONS PER HH | 4.6       | 3.6       | 2.9       |
| AVERAGE HH INCOME   | \$99,455  | \$98,156  | \$101,410 |
| AVERAGE HOUSE VALUE | \$346,600 | \$347,936 | \$380,131 |
| RACE                | 1 MILE    | 3 MILES   | 5 MILES   |
| % WHITE             | 38.2%     | 47.6%     | 54.1%     |
| % BLACK             | 47.9%     | 34.5%     | 28.7%     |
| % ASIAN             | 6.7%      | 10.5%     | 10.0%     |
| % HAWAIIAN          | 0.1%      | 0.0%      | 0.0%      |
| % INDIAN            | 0.3%      | 0.3%      | 0.2%      |
| % OTHER             | 4.6%      | 3.7%      | 2.6%      |
| ETHNICITY           | 1 MILE    | 3 MILES   | 5 MILES   |
| % HISPANIC          | 8.9%      | 7.7%      | 7.4%      |

\* Demographic data derived from 2010 US Census

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